

**Village of Indian Point
Planning and Zoning Commission Meeting Minutes
Tuesday, September 6, 2016 – 7:00 p.m.**

Members present: Greg Maycock, Linda Slaughter, Carol Kurtz, Arno Wehr III, and Jim Adams arrived late. Also present was temporary Village Clerk Judy Doyle, acting in Louise Pucel's absence. Ryan McGinnis and Jane Murphy were absent

- I. Mr. Maycock called the meeting to order at 7 pm with the Pledge of Allegiance to the Flag to the United States of America.
- II. **Motion** to approve the revised minutes of the August 2nd meeting was made by Mr. Wehr; 2nd by Mrs. Slaughter; All Aye.
- III. **Unfinished Business:** None
- IV. **New Business:**

A. **Greg Cole Lot Combination** – This is a lot combination for a single-story residential structure. The revised plat was reviewed. The setbacks are good. The location of the lateral drip system is good in relation to the well location.

Motion made by Mr. Wehr to recommend to the Board of Trustees the approval of the combination of Lots 16 and 51 in Block D of Table Rock Beach Subdivision into one lot numbered 51A; 2nd by Mrs. Kurtz; **Roll Call Vote: Slaughter—Aye; Kurtz—Aye; Wehr—Aye; Maycock—Aye. Motion passed.**

B. **Frank J. Steed rezoning and plat extension** – Chair noted that this is two separate items.

1. **Plat extension** – The preliminary plat has been approved for the Indian Point Condominium Reserve Properties. Request is for extension with no substantial changes at this point, but with new owners.

Motion made by Mrs. Slaughter to recommend to the Village of Indian Point Board of Trustees that a one-year extension of the preliminary plat titled Indian Point Condominium Reserve Properties be granted to Frank J. Steed and the company TRR Management at Indian Point LLC; 2nd by Mr. Wehr; **Roll Call Vote: Slaughter—Aye; Kurtz—Aye; Wehr—Aye; Maycock—Aye; Adams—Aye. Motion passed.**

2. **Rezoning request** – for the Indian Point Condominium Reserve Properties as well as the portion of the properties that was not part of that plat that was where the Trails End Resort is located. Trails End Resort Properties is Table Rock Beach Lots 25 through 46 or 47. The request is to rezone from currently zoned C-1, resort/nightly rental, to C-2PPD, which includes all of C-1 uses and adds additional uses that the developer proposes. The Chair explained that regarding zoning, this is considered the pre-submission conference; regarding the preliminary plat this is called the sketch plan phase. Basically, this is the pre-submittal discussion to get feedback on the plan that is being presented. Discussion followed looking at a survey of the area with Mr. Steed explaining the plans. There was consensus approval on the sketch plan phase. Possible dates for Public Hearing were considered. The Chair requested Mr. Steed make contact in about 20 days to advise when he will be ready.

- V. **Administrator & Code Enforcer Report:** The Zoning Compliance Permit has been received. Regarding other Compliance Permit applications, Mrs. Slaughter shared that everything that was on hold is still on hold. She also shared that Watermill Cove has been in contact with Louise and seemed more amicable than previously.
- VI. **Items & Comments from Planning & Zoning Commission Members:** None
- VII. **Comments from the Floor:** None
- VIII. **Next meeting tentatively 7:00 pm on Tuesday, October 4, 2016.**
- IX. **Motion** to adjourn made by Mrs. Slaughter; 2nd by Mr. Wehr at 8:05 pm; All Aye.

Meeting adjourned.

Judy Doyle

Village Clerk/Acting Administrator